

# MINUTES

REGULAR MEETING OF  
CITY OF ALAMEDA ECONOMIC DEVELOPMENT COMMISSION  
THURSDAY, MAY 17, 2007  
7:30 PM

1. CALL TO ORDER AND ROLL CALL

Chairman Wetzork called the meeting to order at 7:33 p.m.

Present: Chairman Wetzork. Commission Members: Autorino, Bonta (arrived at 7:37 p.m.), Dahlberg, Lindsey, Ryan, Schmitz and Zuppan

Absent: Vacancy (1)

Staff: Sue G. Russell and Rosemary Valeska

2. MINUTES

2.a. Minutes of the Regular Meeting of April 19, 2007

Motion (Dahlberg), seconded and unanimous to approve the minutes of the Regular Meeting of April 19, 2007 as submitted.

3. CONSENT CALENDAR

4. ORAL COMMUNICATIONS - PUBLIC

(None)

5. UNFINISHED BUSINESS

6. NEW BUSINESS

6.a. Presentation Regarding Status of the Alameda Point Master Developer Selection Process

Debbie Potter, Base Reuse and Community Development Manager, presented an overview regarding ARRA's recent selection of Sun Cal Properties as the new Master Developer. The 60-day due diligence process began on May 14. The total negotiation and entitlement process is expected to take 24 months. Ms. Potter introduced Pat Kelleher of Sun Cal, who answered Commission Members' questions regarding the company's qualifications and experience. Sun Cal will be initiating public outreach following the due diligence period. This item was presented for information, only; no EDC action was requested.

6.b. Alameda Landing Strategic Retail Project and Leasing Plan

Debbie Potter, Base Reuse and Community Development Manager, gave some background information regarding the Alameda Landing project. The EDC members had been provided with copies of the *Alameda Landing Strategic Project Marketing and Leasing Plan – 2007/2008* in their agenda packets. Ms. Potter introduced David Tirman, Catellus Sr. Vice President. Mr. Tirman gave a PowerPoint presentation showing the site plan, landscaping areas, and sample elevations. Mr. Tirman introduced Greg Moore, Catellus Vice President responsible for the marketing and leasing of offices and retail for Alameda Landing. Mr. Owens stated that Catellus has retained Cornish & Carey for the marketing and tenanting of the retail spaces. He introduced representatives of the Cornish & Carey team, Sandy Berry and Danielle Bromstead, who are actively recruiting quality retail tenants for this project. Ms. Potter stated that the EDC was being asked to approve the leasing plan as presented. Motion (Ryan), seconded and unanimous to approve the leasing plan as presented.

6.c. Request to Appoint One EDC Member to the Theater Grand Opening Events Planning Committee

Ms. Russell requested that the EDC appoint one member to the committee being formed to plan the theater grand opening events. Motion (Schmitz), seconded and unanimous (with abstention by Wetzork) to appoint Chairman Wetzork to this committee.

6.d. Report on Historic Theater Tour

Chairman Wetzork asked Commission Member Zuppan to report on the recent EDC tour of the theater project site. Commission Member Zuppan stated that in spite of all the scaffolding in place, you could see that the theater will really be a showpiece. She stated that she was impressed with the painting and foil work in process. Ms. Russell stated that the City has applied for a CCHE (California Cultural Historic Endowment) grant. We will know by July if we made it to the second round. She added that the City lost out on a previous CCHE grant application due to an inexperienced application scorer. This item was presented for information, only; no EDC action was requested.

6.e. Consider the Cancellation of the July 19, 2007 Regular Meeting

Motion (Dahlberg), seconded and unanimous to cancel the July 19, 2007 Regular Meeting.

7. REPORTS

7.a. Oral Report: Chairman Wetzork – Chair of the Economic Development Strategic Plan Update Subcommittee

Chairman Wetzork stated that there had been no meetings and therefore, no report.

7.b. Oral Report: Commission Member Schmitz – EDC representative to the Multi-Modal Transportation Task Force

Commission Member Schmitz stated that there had been no meetings and therefore, no report.

7.c. Oral Report: Chairman Wetzork – EDC representative to the Pedestrian Task Force

Chairman Wetzork stated that there had been no meetings and therefore, no report.

The Chair asked Ms. Russell to follow up with verifying if the Multi-Modal and Pedestrian Task Forces were still considered active.

7.d. Oral Report: Commission Member Autorino – EDC representative to the City of Alameda Task Force of the Alameda County Climate Protection Project

Commission Member Autorino stated that he had no report, as the May 16 meeting had been canceled.

8. WRITTEN COMMUNICATIONS

8.a. Upcoming EDC Agenda Items

8.b. *Redevelopment – Building Better Communities, April 2007*

9. ORAL COMMUNICATIONS – COMMISSION MEMBERS AND STAFF

9.a. Staff update – Alameda Theater & Parking Structure Project

- Ms. Russell stated that the theater project was going well with no major roadblocks.
- Commission Member Dahlberg asked about the status of Target at Alameda Towne Centre. Chairman Wetzork stated that Target was currently redesigning its parking building.
- Commission Member Zuppan commended new businesses like Donsumor at Harbor Bay Business Park as well as the revitalization of Park and Webster Streets.

10. ADJOURNMENT

The meeting was unanimously adjourned at 9:08 p.m.

Respectfully submitted,

Sue G. Russell  
Economic Development Coordinator

SGR:rv